

FILED
U.S. BANKRUPTCY COURT
DISTRICT OF HAWAII

UNITED STATES BANKRUPTCY COURT

JUN 19 P 3:10

MICHAEL B. DOWLING
CLERK OF COURT

DISTRICT OF HAWAII

In re: Ke Kailani Development LLC
Debtor

Case No. 11-00019 (Chapter 11)
(if known)

STATEMENT OF FINANCIAL AFFAIRS

This statement is to be completed by every debtor. Spouses filing a joint petition may file a single statement on which the information for both spouses is combined. If the case is filed under chapter 12 or chapter 13, a married debtor must furnish information for both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed. An individual debtor engaged in business as a sole proprietor, partner, family farmer, or self-employed professional, should provide the information requested on this statement concerning all such activities as well as the individual's personal affairs. To indicate payments, transfers and the like to minor children, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. § 112 and Fed. R. Bankr. P. 1007(m).

Questions 1 - 18 are to be completed by all debtors. Debtors that are or have been in business, as defined below, also must complete Questions 19 - 25. **If the answer to an applicable question is "None," mark the box labeled "None."** If additional space is needed for the answer to any question, use and attach a separate sheet properly identified with the case name, case number (if known), and the number of the question.

DEFINITIONS

"In business." A debtor is "in business" for the purpose of this form if the debtor is a corporation or partnership. An individual debtor is "in business" for the purpose of this form if the debtor is or has been, within six years immediately preceding the filing of this bankruptcy case, any of the following: an officer, director, managing executive, or owner of 5 percent or more of the voting or equity securities of a corporation; a partner, other than a limited partner, of a partnership; a sole proprietor or self-employed full-time or part-time. An individual debtor also may be "in business" for the purpose of this form if the debtor engages in a trade, business, or other activity, other than as an employee, to supplement income from the debtor's primary employment.

"Insider." The term "insider" includes but is not limited to: relatives of the debtor; general partners of the debtor and their relatives; corporations of which the debtor is an officer, director, or person in control; officers, directors, and any owner of 5 percent or more of the voting or equity securities of a corporate debtor and their relatives; affiliates of the debtor and insiders of such affiliates; any managing agent of the debtor. 11 U.S.C. § 101.

1. Income from employment or operation of business

None
☒

State the gross amount of income the debtor has received from employment, trade, or profession, or from operation of the debtor's business, including part-time activities either as an employee or in independent trade or business, from the beginning of this calendar year to the date this case was commenced. State also the gross amounts received during the two years immediately preceding this calendar year. (A debtor that maintains, or has maintained, financial records on the basis of a fiscal rather than a calendar year may report fiscal year income. Identify the beginning and ending dates of the debtor's fiscal year.) If a joint petition is filed, state income for each spouse separately. (Married debtors filing under chapter 12 or chapter 13 must state income of both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

AMOUNT

SOURCE

ORIGINAL

2. Income other than from employment or operation of businessNone
☒

State the amount of income received by the debtor other than from employment, trade, profession, operation of the debtor's business during the **two years** immediately preceding the commencement of this case. Give particulars. If a joint petition is filed, state income for each spouse separately. (Married debtors filing under chapter 12 or chapter 13 must state income for each spouse whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

AMOUNT

SOURCE

3. Payments to creditors*Complete a. or b., as appropriate, and c.*None
☒

a. *Individual or joint debtor(s) with primarily consumer debts:* List all payments on loans, installment purchases of goods or services, and other debts to any creditor made within **90 days** immediately preceding the commencement of this case unless the aggregate value of all property that constitutes or is affected by such transfer is less than \$600. Indicate with an asterisk (*) any payments that were made to a creditor on account of a domestic support obligation or as part of an alternative repayment schedule under a plan by an approved nonprofit budgeting and credit counseling agency. (Married debtors filing under chapter 12 or chapter 13 must include payments by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

NAME AND ADDRESS OF CREDITOR

DATES OF
PAYMENTSAMOUNT
PAIDAMOUNT
STILL OWINGNone
☐

b. *Debtor whose debts are not primarily consumer debts:* List each payment or other transfer to any creditor made within **90 days** immediately preceding the commencement of the case unless the aggregate value of all property that constitutes or is affected by such transfer is less than \$5,850*. If the debtor is an individual, indicate with an asterisk (*) any payments that were made to a creditor on account of a domestic support obligation or as part of an alternative repayment schedule under a plan by an approved nonprofit budgeting and credit counseling agency. (Married debtors filing under chapter 12 or chapter 13 must include payments and other transfers by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

NAME AND ADDRESS OF CREDITOR

DATES OF
PAYMENTS/
TRANSFERSAMOUNT
PAID OR
VALUE OF
TRANSFERSAMOUNT
STILL
OWING

See Attachment "1"

* Amount subject to adjustment on 4/01/13, and every three years thereafter with respect to cases commenced on or after the date of adjustment.

None



c. *All debtors:* List all payments made within **one year** immediately preceding the commencement of this case to or for the benefit of creditors who are or were insiders. (Married debtors filing under chapter 12 or chapter 13 must include payments by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

NAME AND ADDRESS OF CREDITOR AND RELATIONSHIP TO DEBTOR	DATE OF PAYMENT	AMOUNT PAID	AMOUNT STILL OWING
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4. Suits and administrative proceedings, executions, garnishments and attachments

None



a. List all suits and administrative proceedings to which the debtor is or was a party within **one year** immediately preceding the filing of this bankruptcy case. (Married debtors filing under chapter 12 or chapter 13 must include information concerning either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

CAPTION OF SUIT AND CASE NUMBER	NATURE OF PROCEEDING	COURT OR AGENCY AND LOCATION	STATUS OR DISPOSITION
Tingely Development, Inc. v. Ke Kailani Development Bank of Hawaii, Finance Factors, Central Pacific Bank v. Ke Kailani Development	Civil No. 10-1-141 Contractor payment dispute Civil No. 09-1-2523-10 Foreclosure	Circuit Court of the Third Circuit, Hawaii Circuit Court of the First Circuit, Hawaii	In litigation Judgment on appeal

None



b. Describe all property that has been attached, garnished or seized under any legal or equitable process within **one year** immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include information concerning property of either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

NAME AND ADDRESS OF PERSON FOR WHOSE BENEFIT PROPERTY WAS SEIZED	DATE OF SEIZURE	DESCRIPTION AND VALUE OF PROPERTY
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5. Repossessions, foreclosures and returns

None



List all property that has been repossessed by a creditor, sold at a foreclosure sale, transferred through a deed in lieu of foreclosure or returned to the seller, within **one year** immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include information concerning property of either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

NAME AND ADDRESS OF CREDITOR OR SELLER	DATE OF REPOSSESSION, FORECLOSURE SALE, TRANSFER OR RETURN	DESCRIPTION AND VALUE OF PROPERTY
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6. Assignments and receivershipsNone
☒

a. Describe any assignment of property for the benefit of creditors made within **120 days** immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include any assignment by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

NAME AND ADDRESS OF ASSIGNEE	DATE OF ASSIGNMENT	TERMS OF ASSIGNMENT OR SETTLEMENT
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None
☐

b. List all property which has been in the hands of a custodian, receiver, or court-appointed official within **one year** immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include information concerning property of either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

NAME AND ADDRESS OF CUSTODIAN	NAME AND LOCATION OF COURT CASE TITLE & NUMBER	DATE OF ORDER	DESCRIPTION AND VALUE OF PROPERTY
George Van Buren 745 South Street Honolulu, Hawaii 96813	Circuit Court of the First Circuit, Hawaii Civil No. 09-1-2523-10 case name: see 4(a)	April 22, 2010	Ke Kailani Development valued at \$43 million

7. GiftsNone
☒

List all gifts or charitable contributions made within **one year** immediately preceding the commencement of this case except ordinary and usual gifts to family members aggregating less than \$200 in value per individual family member and charitable contributions aggregating less than \$100 per recipient. (Married debtors filing under chapter 12 or chapter 13 must include gifts or contributions by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

NAME AND ADDRESS OF PERSON OR ORGANIZATION	RELATIONSHIP TO DEBTOR, IF ANY	DATE OF GIFT	DESCRIPTION AND VALUE OF GIFT
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8. LossesNone
☒

List all losses from fire, theft, other casualty or gambling within **one year** immediately preceding the commencement of this case **or since the commencement of this case**. (Married debtors filing under chapter 12 or chapter 13 must include losses by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

DESCRIPTION AND VALUE OF PROPERTY	DESCRIPTION OF CIRCUMSTANCES AND, IF LOSS WAS COVERED IN WHOLE OR IN PART BY INSURANCE, GIVE PARTICULARS	DATE OF LOSS
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9. Payments related to debt counseling or bankruptcyNone
☐

List all payments made or property transferred by or on behalf of the debtor to any persons, including attorneys, for consultation concerning debt consolidation, relief under the bankruptcy law or preparation of a petition in bankruptcy within **one year** immediately preceding the commencement of this case.

NAME AND ADDRESS OF PAYEE	DATE OF PAYMENT, NAME OF PAYER IF OTHER THAN DEBTOR	AMOUNT OF MONEY OR DESCRIPTION AND VALUE OF PROPERTY
Dubin Law Offices 55 Merchant Street, Suite 3100 Honolulu, Hawaii 96813	January 3, 2011	\$15,000

10. Other transfersNone
☒

a. List all other property, other than property transferred in the ordinary course of the business or financial affairs of the debtor, transferred either absolutely or as security within **two years** immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include transfers by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

NAME AND ADDRESS OF TRANSFEREE, RELATIONSHIP TO DEBTOR	DATE	DESCRIBE PROPERTY TRANSFERRED AND VALUE RECEIVED
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None
☒

b. List all property transferred by the debtor within **ten years** immediately preceding the commencement of this case to a self-settled trust or similar device of which the debtor is a beneficiary.

NAME OF TRUST OR OTHER DEVICE	DATE(S) OF TRANSFER(S)	AMOUNT OF MONEY OR DESCRIPTION AND VALUE OF PROPERTY OR DEBTOR'S INTEREST IN PROPERTY
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11. Closed financial accountsNone
☐

List all financial accounts and instruments held in the name of the debtor or for the benefit of the debtor which were closed, sold, or otherwise transferred within **one year** immediately preceding the commencement of this case. Include checking, savings, or other financial accounts, certificates of deposit, or other instruments; shares and share accounts held in banks, credit unions, pension funds, cooperatives, associations, brokerage houses and other financial institutions. (Married debtors filing under chapter 12 or chapter 13 must include information concerning accounts or instruments held by or for either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

NAME AND ADDRESS OF INSTITUTION	TYPE OF ACCOUNT, LAST FOUR DIGITS OF ACCOUNT NUMBER, AND AMOUNT OF FINAL BALANCE	AMOUNT AND DATE OF SALE OR CLOSING
Bank of Hawaii 130 Merchant Street, 20th floor Honolulu, Hawaii 96813	Business checking account 2701	\$0 closed December, 2010

12. Safe deposit boxesNone
☒

List each safe deposit or other box or depository in which the debtor has or had securities, cash, or other valuables within **one year** immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include boxes or depositories of either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

NAME AND ADDRESS OF BANK OR OTHER DEPOSITORY	NAMES AND ADDRESSES OF THOSE WITH ACCESS TO BOX OR DEPOSITORY	DESCRIPTION OF CONTENTS	DATE OF TRANSFER OR SURRENDER, IF ANY
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13. SetoffsNone
☒

List all setoffs made by any creditor, including a bank, against a debt or deposit of the debtor within **90 days** preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include information concerning either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

NAME AND ADDRESS OF CREDITOR	DATE OF SETOFF	AMOUNT OF SETOFF
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14. Property held for another personNone
☒

List all property owned by another person that the debtor holds or controls.

NAME AND ADDRESS OF OWNER	DESCRIPTION AND VALUE OF PROPERTY	LOCATION OF PROPERTY
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15. Prior address of debtorNone
☒

If debtor has moved within **three years** immediately preceding the commencement of this case, list all premises which the debtor occupied during that period and vacated prior to the commencement of this case. If a joint petition is filed, report also any separate address of either spouse.

ADDRESS	NAME USED	DATES OF OCCUPANCY
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16. Spouses and Former Spouses

None



If the debtor resides or resided in a community property state, commonwealth, or territory (including Alaska, Arizona, California, Idaho, Louisiana, Nevada, New Mexico, Puerto Rico, Texas, Washington, or Wisconsin) within **eight years** immediately preceding the commencement of the case, identify the name of the debtor's spouse and of any former spouse who resides or resided with the debtor in the community property state.

NAME

17. Environmental Information.

For the purpose of this question, the following definitions apply:

"Environmental Law" means any federal, state, or local statute or regulation regulating pollution, contamination, releases of hazardous or toxic substances, wastes or material into the air, land, soil, surface water, groundwater, or other medium, including, but not limited to, statutes or regulations regulating the cleanup of these substances, wastes, or material.

"Site" means any location, facility, or property as defined under any Environmental Law, whether or not presently or formerly owned or operated by the debtor, including, but not limited to, disposal sites.

"Hazardous Material" means anything defined as a hazardous waste, hazardous substance, toxic substance, hazardous material, pollutant, or contaminant or similar term under an Environmental Law.

None



a. List the name and address of every site for which the debtor has received notice in writing by a governmental unit that it may be liable or potentially liable under or in violation of an Environmental Law. Indicate the governmental unit, the date of the notice, and, if known, the Environmental Law:

SITE NAME AND ADDRESS	NAME AND ADDRESS OF GOVERNMENTAL UNIT	DATE OF NOTICE	ENVIRONMENTAL LAW
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None



b. List the name and address of every site for which the debtor provided notice to a governmental unit of a release of Hazardous Material. Indicate the governmental unit to which the notice was sent and the date of the notice.

SITE NAME AND ADDRESS	NAME AND ADDRESS OF GOVERNMENTAL UNIT	DATE OF NOTICE	ENVIRONMENTAL LAW
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None



c. List all judicial or administrative proceedings, including settlements or orders, under any Environmental Law with respect to which the debtor is or was a party. Indicate the name and address of the governmental unit that is or was a party to the proceeding, and the docket number.

NAME AND ADDRESS OF GOVERNMENTAL UNIT	DOCKET NUMBER	STATUS OR DISPOSITION
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18. Nature, location and name of business

None



a. *If the debtor is an individual*, list the names, addresses, taxpayer-identification numbers, nature of the businesses, and beginning and ending dates of all businesses in which the debtor was an officer, director, partner, or managing

executive of a corporation, partner in a partnership, sole proprietor, or was self-employed in a trade, profession, or other activity either full- or part-time within **six years** immediately preceding the commencement of this case, or in which the debtor owned 5 percent or more of the voting or equity securities within **six years** immediately preceding the commencement of this case.

If the debtor is a partnership, list the names, addresses, taxpayer-identification numbers, nature of the businesses, and beginning and ending dates of all businesses in which the debtor was a partner or owned 5 percent or more of the voting or equity securities, within **six years** immediately preceding the commencement of this case.

If the debtor is a corporation, list the names, addresses, taxpayer-identification numbers, nature of the businesses, and beginning and ending dates of all businesses in which the debtor was a partner or owned 5 percent or more of the voting or equity securities within **six years** immediately preceding the commencement of this case.

NAME	LAST FOUR DIGITS OF SOCIAL-SECURITY OR OTHER INDIVIDUAL TAXPAYER-I.D. NO. (ITIN)/ COMPLETE EIN	ADDRESS	NATURE OF BUSINESS	BEGINNING AND ENDING DATES
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None
☒

b. Identify any business listed in response to subdivision a., above, that is "single asset real estate" as defined in 11 U.S.C. § 101.

NAME	ADDRESS
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The following questions are to be completed by every debtor that is a corporation or partnership and by any individual debtor who is or has been, within **six years** immediately preceding the commencement of this case, any of the following: an officer, director, managing executive, or owner of more than 5 percent of the voting or equity securities of a corporation; a partner, other than a limited partner, of a partnership, a sole proprietor, or self-employed in a trade, profession, or other activity, either full- or part-time.

*(An individual or joint debtor should complete this portion of the statement **only** if the debtor is or has been in business, as defined above, within six years immediately preceding the commencement of this case. A debtor who has not been in business within those six years should go directly to the signature page.)*

19. Books, records and financial statements

None
☐

a. List all bookkeepers and accountants who within **two years** immediately preceding the filing of this bankruptcy case kept or supervised the keeping of books of account and records of the debtor.

NAME AND ADDRESS	DATES SERVICES RENDERED
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See Attachment "2"

None
☒

b. List all firms or individuals who within **two years** immediately preceding the filing of this bankruptcy case have audited the books of account and records, or prepared a financial statement of the debtor.

NAME	ADDRESS	DATES SERVICES RENDERED
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None
☐

c. List all firms or individuals who at the time of the commencement of this case were in possession of the books of account and records of the debtor. If any of the books of account and records are not available, explain.

NAME

ADDRESS

See Attachment "2"

None
☒

d. List all financial institutions, creditors and other parties, including mercantile and trade agencies, to whom a financial statement was issued by the debtor within **two years** immediately preceding the commencement of this case.

NAME AND ADDRESS

DATE ISSUED

20. Inventories

None
☒

a. List the dates of the last two inventories taken of your property, the name of the person who supervised the taking of each inventory, and the dollar amount and basis of each inventory.

DATE OF INVENTORY

INVENTORY SUPERVISOR

DOLLAR AMOUNT
OF INVENTORY
(Specify cost, market or other
basis)

None
☒

b. List the name and address of the person having possession of the records of each of the inventories reported in a., above.

DATE OF INVENTORY

NAME AND ADDRESSES
OF CUSTODIAN
OF INVENTORY RECORDS

21. Current Partners, Officers, Directors and Shareholders

None
☒

a. If the debtor is a partnership, list the nature and percentage of partnership interest of each member of the partnership.

NAME AND ADDRESS

NATURE OF INTEREST

PERCENTAGE OF INTEREST

None
☐

b. If the debtor is a corporation, list all officers and directors of the corporation, and each stockholder who directly or indirectly owns, controls, or holds 5 percent or more of the voting or equity securities of the corporation.

NAME AND ADDRESS

TITLE

NATURE AND PERCENTAGE
OF STOCK OWNERSHIP

Michael J. Fuchs
9 West 57th Street
Suite 4220
New York, New York 10019

Member LLC

100%

22 . Former partners, officers, directors and shareholdersNone
☒

a. If the debtor is a partnership, list each member who withdrew from the partnership within **one year** immediately preceding the commencement of this case.

NAME	ADDRESS	DATE OF WITHDRAWAL
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None
☒

b. If the debtor is a corporation, list all officers or directors whose relationship with the corporation terminated within **one year** immediately preceding the commencement of this case.

NAME AND ADDRESS	TITLE	DATE OF TERMINATION
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23 . Withdrawals from a partnership or distributions by a corporationNone
☒

If the debtor is a partnership or corporation, list all withdrawals or distributions credited or given to an insider, including compensation in any form, bonuses, loans, stock redemptions, options exercised and any other perquisite during **one year** immediately preceding the commencement of this case.

NAME & ADDRESS OF RECIPIENT, RELATIONSHIP TO DEBTOR	DATE AND PURPOSE OF WITHDRAWAL	AMOUNT OF MONEY OR DESCRIPTION AND VALUE OF PROPERTY
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24. Tax Consolidation Group.None
☒

If the debtor is a corporation, list the name and federal taxpayer-identification number of the parent corporation of any consolidated group for tax purposes of which the debtor has been a member at any time within **six years** immediately preceding the commencement of the case.

NAME OF PARENT CORPORATION	TAXPAYER-IDENTIFICATION NUMBER (EIN)
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25. Pension Funds.None
☒

If the debtor is not an individual, list the name and federal taxpayer-identification number of any pension fund to which the debtor, as an employer, has been responsible for contributing at any time within **six years** immediately preceding the commencement of the case.

NAME OF PENSION FUND	TAXPAYER-IDENTIFICATION NUMBER (EIN)
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* * * * *

[If completed by an individual or individual and spouse]

I declare under penalty of perjury that I have read the answers contained in the foregoing statement of financial affairs and any attachments thereto and that they are true and correct.

Date _____ Signature of Debtor _____
 Date _____ Signature of Joint Debtor (if any) _____

[If completed on behalf of a partnership or corporation]

I declare under penalty of perjury that I have read the answers contained in the foregoing statement of financial affairs and any attachments thereto and that they are true and correct to the best of my knowledge, information and belief.

Date 1/19/11 Signature Michael Fuchs
 Print Name and Title Michael Fuchs, Member

[An individual signing on behalf of a partnership or corporation must indicate position or relationship to debtor.]

4 continuation sheets attached

Penalty for making a false statement: Fine of up to \$500,000 or imprisonment for up to 3 years, or both. 18 U.S.C. §§ 152 and 3571

DECLARATION AND SIGNATURE OF NON-ATTORNEY BANKRUPTCY PETITION PREPARER (Sec 11 U.S.C. § 110)

I declare under penalty of perjury that: (1) I am a bankruptcy petition preparer as defined in 11 U.S.C. § 110; (2) I prepared this document for compensation and have provided the debtor with a copy of this document and the notices and information required under 11 U.S.C. §§ 110(h), 119(h), and 342(b); and, (3) If rules or guidelines have been promulgated pursuant to 11 U.S.C. § 110(h) setting a maximum fee for services chargeable by bankruptcy petition preparers, I have given the debtor notice of the maximum amount before preparing any document for filing for a debtor or accepting any fee from the debtor, as required by that section.

Printed or Typed Name and Title, if any, of Bankruptcy Petition Preparer _____

Social Security No. (Required by 11 U.S.C. § 110) _____

If the bankruptcy petition preparer is not an individual, state the name, title (if any), address, and social-security number of the officer, principal, responsible person, or partner who signs this document.

Address _____

Signature of Bankruptcy Petition Preparer _____

Date _____

Names and Social Security numbers of all other individuals who prepared or assisted in preparing this document unless the bankruptcy petition preparer is not an individual:

If more than one person prepared this document, attach additional signed sheets conforming to the appropriate Official Form for each person

A bankruptcy petition preparer's failure to comply with the provisions of title 11 and the Federal Rules of Bankruptcy Procedure may result in fines or imprisonment or both. 18 U.S.C. § 156.

Attachment “1”

Ke Kailani Development LLC
Custom Transaction Detail Report
October 1, 2010 through January 5, 2011

Type	Date	Num	Name	Memo	Original Amount	Paid Amount	Balance
Air Conditioning Specialists, Inc.							
Bill Pmt -Check	11/09/2010	CPB-BP	Air Conditioning Specialists, Inc.	A/C Repairs Villas 1C, 2C	(678.54)	(678.54)	(678.54)
Total Air Conditioning Specialists, Inc.						(678.54)	(678.54)
Bays Deaver Lung Rose Holma							
Bill Pmt -Check	10/11/2010	CPB-BP	Bays Deaver Lung Rose Holma	Invs. 36544, 36756, 36941	(31.72)	(31.72)	(31.72)
Total Bays Deaver Lung Rose Holma						(31.72)	(31.72)
Dept of Water Supply							
Bill Pmt -Check	11/09/2010	CPB-BP	Dept of Water Supply	Acct. 006-84066069-12 Villa 1C Water Usage 7/15-9/20/10	(856.50)	(856.50)	(856.50)
Bill Pmt -Check	11/09/2010	CPB-BP	Dept of Water Supply	Acct. 006-84066027-10 Sales Pavilion Water Usage 7/15-9/20/10	(48.26)	(48.26)	(904.76)
Bill Pmt -Check	11/09/2010	CPB-BP	Dept of Water Supply	Acct. 006-84066066-12 Villa 2C Water Usage 7/15-9/20/10	(970.82)	(970.82)	(1,875.58)
Total Dept of Water Supply						(1,875.58)	(1,875.58)
FedEx Kinko's							
Bill Pmt -Check	11/12/2010	Debit	FedEx Kinko's	Inv 7-275-22185 Courier Services (L. Trujillo) Oct-10	(20.97)	(20.97)	(20.97)
Total FedEx Kinko's						(20.97)	(20.97)
Ford Credit							
Bill Pmt -Check	10/27/2010	CPB-BP	Ford Credit	Acct. #43660901 Explorer Lease Oct-10	(570.65)	(570.65)	(570.65)
Bill Pmt -Check	11/16/2010	CPB-BP	Ford Credit	Acct. #43660901 Explorer Lease Nov-10	(656.25)	(656.25)	(1,226.90)
Bill Pmt -Check	12/09/2010	CPB-BP	Ford Credit	Acct. #43660901 Explorer Lease Dec-10	(570.65)	(570.65)	(1,797.55)
Total Ford Credit						(1,797.55)	(1,797.55)
Hawaiiana Development Group							
Bill Pmt -Check	10/11/2010	CPB-BP	Hawaiiana Development Group	Development Management Fee Oct-10	(15,000.00)	(15,000.00)	(15,000.00)
Bill Pmt -Check	10/20/2010	CPB-BP	Hawaiiana Development Group	DD Space Rent Oct-10	(1,256.54)	(1,256.54)	(16,256.54)
Bill Pmt -Check	11/12/2010	CPB-BP	Hawaiiana Development Group	Development Management Fee Nov-10	(15,000.00)	(15,000.00)	(31,256.54)
Bill Pmt -Check	11/12/2010	CPB-BP	Hawaiiana Development Group	Due Diligence Office Rent Nov-10	(1,256.54)	(1,256.54)	(32,513.08)
Bill Pmt -Check	12/01/2010	CPB-BP	Hawaiiana Development Group	Development Management Fee Dec-10	(15,000.00)	(15,000.00)	(47,513.08)
Check	12/09/2010	CPB-BP	Hawaiiana Development Group	DD Office Rent Dec-10	(1,256.54)	(1,256.54)	(48,769.62)
Check	12/28/2010	CPB-BP	Hawaiiana Development Group	DD Office Rent Jan-11	(1,256.54)	(1,256.54)	(50,026.16)
Bill Pmt -Check	01/05/2011	CPB-BP	Hawaiiana Development Group	Development Management Fee Jan-11	(15,000.00)	(15,000.00)	(65,026.16)
Total Hawaiiana Development Group						(65,026.16)	(65,026.16)
HELCO (Villa 1C)							
Bill Pmt -Check	11/05/2010	CPB-BP	HELCO (Villa 1C)	0700-3462-001 (Villa 1C)	(683.61)	(683.61)	(683.61)
Bill Pmt -Check	12/09/2010	CPB-BP	HELCO (Villa 1C)	0700-3462-001 (Villa 1C)	(800.23)	(800.23)	(1,483.84)
Total HELCO (Villa 1C)						(1,483.84)	(1,483.84)
HELCO (Villa 2C)							
Bill Pmt -Check	11/05/2010	CPB-BP	HELCO (Villa 2C)	0700-3453-001 (Villa 2C)	(622.40)	(622.40)	(622.40)
Bill Pmt -Check	12/09/2010	CPB-BP	HELCO (Villa 2C)	0700-3453-001 (Villa 2C)	(707.89)	(707.89)	(1,330.29)
Total HELCO (Villa 2C)						(1,330.29)	(1,330.29)
Howard Hamamoto							
Check	12/09/2010	CPB-BP	Howard Hamamoto	KKD-CPB Fees	(4,462.50)	(4,462.50)	(4,462.50)
Total Howard Hamamoto						(4,462.50)	(4,462.50)
Ke Kailani Community Association							
Bill Pmt -Check	10/11/2010	CPB-BP	Ke Kailani Community Association	KKCA Maint Fees Villas 1C, 2A, 2C, Oct-10	(2,234.36)	(2,234.36)	(2,234.36)
Bill Pmt -Check	11/09/2010	CPB-BP	Ke Kailani Community Association	KKCA Maint Fees Villas 1C, 2A, 2C, Nov-10	(2,234.36)	(2,234.36)	(4,468.72)
Total Ke Kailani Community Association						(4,468.72)	(4,468.72)
Ke Kailani Condominium AOV0							
Bill Pmt -Check	10/11/2010	CPB-BP	Ke Kailani Condominium AOV0	KK AOV0 Maint Fees Villas 1C, 2C Oct-10	(5,876.06)	(5,876.06)	(5,876.06)
Bill Pmt -Check	11/09/2010	CPB-BP	Ke Kailani Condominium AOV0	KK AOV0 Maint Fees Villas 1C, 2C Nov-10	(5,876.06)	(5,876.06)	(11,752.12)
Total Ke Kailani Condominium AOV0						(11,752.12)	(11,752.12)
Kona Lua, Inc.							
Bill Pmt -Check	11/09/2010	CPB-BP	Kona Lua, Inc.	Inv 42503 Sales Pavilion Tank Rental Oct-10	(78.12)	(78.12)	(78.12)
Bill Pmt -Check	12/09/2010	CPB-BP	Kona Lua, Inc.	Inv 42785 Sales Pavilion Tank Rental Nov-10	(78.12)	(78.12)	(156.24)
Total Kona Lua, Inc.						(156.24)	(156.24)
Mauna Lani Resort Assn.							
Bill Pmt -Check	10/21/2010	CPB-BP	Mauna Lani Resort Assn.	Acct 384-011 Parcel Assessment (4 Villa Lots) Jun-10	(437.04)	(437.04)	(437.04)
Bill Pmt -Check	11/09/2010	CPB-BP	Mauna Lani Resort Assn.	Acct 384-011 Parcel Assessment (4 Villa Lots) Jun-10	(437.04)	(437.04)	(874.08)
Total Mauna Lani Resort Assn.						(874.08)	(874.08)
The Maintenance Group, LLC							
Bill Pmt -Check	11/09/2010	CPB-BP	The Maintenance Group, LLC	Landscape Maintenance Oct-10	(1,684.37)	(1,684.37)	(1,684.37)
Bill Pmt -Check	12/09/2010	CPB-BP	The Maintenance Group, LLC	Landscape Maintenance Nov-10	(1,684.37)	(1,684.37)	(3,368.74)
Total The Maintenance Group, LLC						(3,368.74)	(3,368.74)
William Beaton							
Bill Pmt -Check	11/09/2010	CPB-BP	William Beaton	Travel Reimbursements - Site Tour 9/30/10	(375.82)	(375.82)	(375.82)
Total William Beaton						(375.82)	(375.82)
TOTAL						(97,702.87)	(97,702.87)

Attachment “2”

- 1) Ian Caitano – bookkeeper
775 Kinalau Place, Suite 701
Honolulu, Hawaii 96813

Services rendered 2001 to present

- 2) Ellen Grimes, CPA
800 Third Avenue, Suite 3700
New York, New York 10022

Services rendered 2001 to present

- 3) Margolin Winer Evens, CPAs
400 Garden City Plaza, 5th Floor
Garden City, New York 11530

Services rendered 2001 to present